



Agenda for Meeting 01-2018

CITY OF ROCKVILLE BOARD OF APPEALS

Alan Frankle, Chair
Peter Mork

**Saturday, February 3, 2018
at 9:00 a.m.**

**Mayor and Council Chambers
City Hall, 111 Maryland Avenue**

Bobby Ray, Staff Liaison
Jodi Schulz, Senior Assistant City Attorney

*Board of Appeals Agendas and Staff Reports are available online at:
<http://www.rockvillemd.gov/AgendaCenter/Board-of-Appeals-7>*

I. PUBLIC HEARING

- A. [Variance Application VAR2016-00061](#), 1019 Willowleaf Way**, A variance request from: (a) the maximum (25%) lot coverage requirement in the R-90 zone, to not exceed 2,356 square feet; and, (b) the minimum rear yard setback requirement of 23.3 feet, allowing a 6 foot-3-inch encroachment for the construction of a screened porch. The property is zoned R-90 (Single Unit Detached Dwelling, Residential Zone). Planner: Nicole Walters 240-314-8215.
- B. [Variance Application VAR2018-00065](#), 106 Forest Avenue**, A variance of 176 square feet from the maximum 500 square foot area limitation; 12-foot variances from the side and rear yard setback requirements; and, and a 3-foot 6-inch height variance for a detached two car garage. The property is zoned R-90 (Single Unit Detached Dwelling, Restricted Residential Zone.) Planner: Margaret Hall (240) 314-8226.

II. COMMISSION ITEMS

- A. OLD BUSINESS**
- B. NEW BUSINESS**
- C. MINUTES** – October 7, 2017, Meeting No. 10-2017
- D. ADJOURNMENT**

HELPFUL INFORMATION FOR STAKEHOLDERS AND APPLICANTS

I. GENERAL ORDER OF BOARD OF APPEALS PROCEEDINGS

1. Board of Appeals Chair Opens Meeting:
 - a. Introduces members of the Board and City Staff present
 - b. Chair describes procedures for the public hearings
2. Staff presentation
3. Applicant presentation
4. Public comment in support of application
5. Public comment in opposition to application
6. Applicant response to comments
7. Public hearing closed
8. Board work session
9. Board decision

II. BOARD OF APPEALS BROADCAST SCHEDULE

- Watch LIVE at 9:00 a.m. on Comcast Cable Rockville Channel 11 and online at www.rockvillemd.gov
- Video on Demand (within 48 hours of meeting) at: www.rockvillemd.gov/VideoOnDemand

III. FUTURE MEETING DATES

- March 3, 2018
- April 7, 2018

IV. NEW DEVELOPMENT APPLICATIONS

For a complete list of all applications on file, visit: www.rockvillemd.gov/DevelopmentWatch

Maryland law and the Board of Appeals' Rules of Procedure regarding ex parte (extra record) communication require all discussion, review, and consideration of this matter take place only during the Board's consideration of the item at a scheduled meeting. Telephone calls and meetings with Board members in advance of the meeting are not permitted. Written communication will be directed to appropriate staff members for response and included in briefing materials for all members of the Board.